

PROPERTY LOCATION

| No | Alt No | Direction/Street/City |
|----|--------|---------------------------|
| 89 | | MORNINGSIDE DR, ARLINGTON |

OWNERSHIP

| OWNERSHIP | | | Unit #: | |
|-----------|--------------------------------|--------|---------|------------|
| Owner 1: | LAQUAGLIA ROBERT R & CAROLYN F | | | |
| Owner 2: | | | | |
| Owner 3: | | | | |
| Street 1: | 89 MORNINGSID DR | | | |
| Street 2: | | | | |
| Twn/City: | ARLINGTON | | | |
| St/Prov: | MA | Cntry: | | Own Occ: Y |
| Postal: | 02474 | | Type: | |

PREVIOUS OWNER

| | | | |
|-----------|---------------------|-------|--|
| Owner 1: | 89MORNINGSIDE LLC - | | |
| Owner 2: | - | | |
| Street 1: | 42 JAMES STREET | | |
| Twn/City: | ARLINGTON | | |
| St/Prov: | MA | Cntry | |
| Postal: | 02474 | | |

NARRATIVE DESCRIPTION

This parcel contains .138 Sq. Ft. of land mainly classified as One Family with a Contemporary Building built about 2018, having primarily Clapboard Exterior and 2786 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 2 HalfBaths, 7 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

| Code | Descrip/No | Amount | Com. Int |
|------|------------|--------|----------|
| | | | |
| | | | |
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PROPERTY FACTORS

| Item | Code | Description | % | Item | Code | Description |
|------------|------|-------------|-----|---------|------|-------------|
| Z | R1 | SINGLE FA | 100 | water | | |
| o | | | | Sewer | | |
| n | | | | Electri | | |
| Census: | | | | Exmpt | | |
| Flood Haz: | | | | | | |
| D | | | | Topo | 1 | Level |
| s | | | | Street | | |
| t | | | | Gas: | | |

LAND SECTION (First 7 lines only)

| Use Code | Description | LUC Fact | No of Units | Depth / PriceUnits | Unit Type | Land Type | LT Factor | Base Value | Unit Price | Adj | Neigh | Neigh Infl | Neigh Mod | Infl 1 | % | Infl 2 | % | Infl 3 | % | Appraised Value | Alt Class | % | Spec Land | J Code | Fact | Use Value | Notes |
|----------------------|-------------|----------|-------------------|--------------------|-----------|-----------------|-----------|------------|------------|------|-------|---------------|-----------|--------|-----------|--------|---|--------|---|-----------------|-----------|---------|------------|--------|------|-----------|---------|
| 101 | One Family | | 6022 | | Sq. Ft. | Site | | 0 | 70. | 0.90 | 4 | | | Topo | -10 | | | | | 378,415 | | | | | | 378,400 | |
| | | | | | | | | | | | | | | | | | | | | | | | | | | | |
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| | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Total AC/HA: 0.13825 | | | Total SF/SM: 6022 | | | Parcel LUC: 101 | | | One Family | | | Prime NB Desc | | | ARLINGTON | | | | | | Total: | 378,415 | Spl Credit | | | Total: | 378,400 |

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

